

1 100 000 €

**Contact agency**

**Agence de la Napoule**

244 et 261, Avenue du 23 Août

06210 Mandelieu-la-Napoule

+33 (0)4 93 49 95 34 /

agencedelanapoule@wanadoo.fr

**For sale villa**

**5 rooms**

**Surface : 182 m²**

**Surface of the living : 77 m²**

**Surface of the land : 2200 m²**

**Year of construction : 2012**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Electrique**

**Inner condition : excellent**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

POOL, pool house, , Bungalow rooms,  
double glazing, Attic, Laundry room, Abris  
Voiture, CALM

3 bedroom

3 terraces

1 bathroom

1 shower

3 WC

4 parkings

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

Document non contractuel



**Villa 5309 Peymeinade**

**MAGNIFICENT SINGLE-STORY VILLA WITH COVERED POOL IN PEYMEINADE**

Located in a green and peaceful setting, this superb single-storey villa with a surface area of approximately 185 m² offers you an exceptional living environment in the heart of the charming town of Peymeinade. Upon entering, you will be seduced by its large, bright living room of approximately 80 m², with a modern and fully equipped American kitchen, perfect for your moments of conviviality with family or friends. The villa also has two beautiful spacious bedrooms, ideal for restful nights, as well as an office that can meet your professional needs or be arranged according to your desires. Outside, you will discover a magnificent salt pool, covered, 4.20 meters by 9 meters, ideal for enjoying swimming in all seasons, in a setting of absolute tranquility. All is located on a landscaped plot where you can appreciate the surrounding calm and sunny days. The quality services, generous volumes and omnipresent light make this villa a rare property on the market. Just a few minutes from the main roads, this villa will appeal to nature lovers looking for a practical and refined place to live. Don't miss the opportunity to visit this exceptional house!

**Fees and charges :**

1 100 000 € fees included

